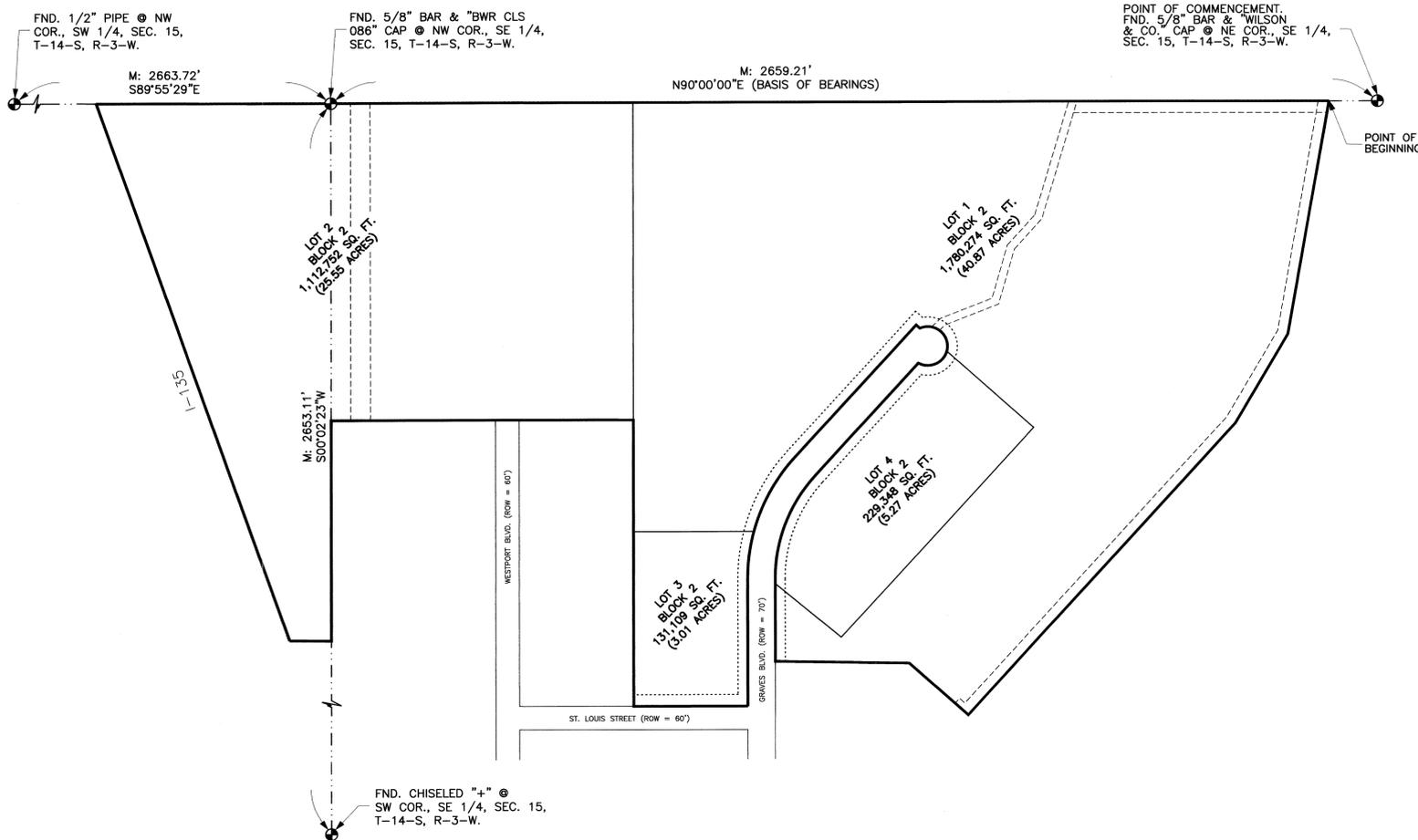
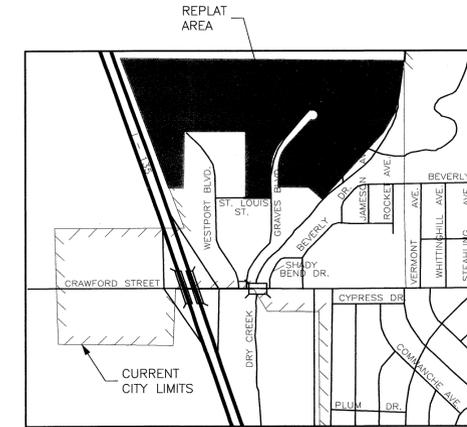


OVERALL TRACT MAP



BLUE BEACON INTERNATIONAL ADDITION
 A PLAT OF THAT PORTION OF THE UNPLATTED LAND IN THE CITY LIMITS LYING IN THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 14 SOUTH, RANGE 3 WEST, A REPLAT OF A PART OF BLOCK 2 AND A PART OF BLOCK 4 WESTPORT EXCHANGE, A REPLAT OF THE REPLAT OF WESTPORT EXCHANGE BLOCK 2 FOR THE FORMATION OF LOT 1, AND A REPLAT OF THE REPLAT OF WESTPORT EXCHANGE BLOCK 2 FOR THE FORMATION OF LOT 2



VICINITY MAP
NOT TO SCALE

LEGAL DESCRIPTION

A tract of land lying in the South Half (S 1/2) of Section 15, Township 14 South, Range 3 West of the 6th Principal Meridian, being a portion of the Unplatted land in the Southwest Quarter (SW 1/4) of said Section 15 lying East of Interstate Highway 135; all of Lot One (1) of the Replat of Westport Exchange Block Two (2) for the formation of Lot One (1); all of Lot Two (2) of the Replat of Westport Exchange Block Two (2) for the formation of Lot Two(2); a portion of Blocks Two (2) and Four (4) of Westport Exchange, all in the City of Salina, Saline County, Kansas, and being more particularly described as follows:

Commencing at the Northeast (NE) corner of the Southeast Quarter (SE 1/4) of said Section 15; thence N90°00'00"W along the North line of said Southeast Quarter (SE 1/4), a distance of 123.44 feet to the POINT OF BEGINNING; thence S10°00'35"W along the East line of said Westport Exchange, a distance of 609.00 feet; thence S30°15'35"W along said East line, a distance of 266.00 feet; thence S42°12'15"W along said East line, a distance of 1011.76 feet to the Northerly line of a tract described on record at the Saline County Register of Deeds Office in Deed Book 383, Page 614; thence N48°18'05"W along said Northerly line, a distance of 200.69 feet; thence N89°09'19"W along said Northerly line, a distance of 339.79 feet to the West line of Block Four (4) of said Westport Exchange; thence N00°00'00"E along the West line of said Block Four (4), a distance of 213.77 feet; thence continuing along the West line of said Block Four (4) on a Tangent curve to the Right having a Radius of 395.00 feet, a Delta of 42°14'27", a Long Chord of which bears N21°07'13"E and measures 284.66 feet, a distance of 291.21 feet; thence N42°14'27"E along the West line of said Block Four (4), a distance of 389.51 feet; thence on a Non-tangent curve to the Left having a Radius of 50.06 feet, a Delta of 232°12'45", a Long Chord of which bears N02°37'06"E and measures 89.90 feet, a distance of 202.88 feet; thence N47°45'33"W, a distance of 12.67 feet to the East line of Block Two of said Westport Exchange; thence S42°14'27"W along the East line of said Block Two (2), a distance of 458.76 feet; thence continuing along the East line of said Block Two (2) on a Tangent curve to the Left having a Radius of 465.00 feet, a Delta of 42°14'27", a Long Chord of which bears S21°07'13"W and measures 335.11 feet, a distance of 342.82 feet; thence continuing along the East line of said Block Two (2) S00°00'00"E, a distance of 328.28 feet to the Southeast (SE) corner of said Block Two (2); thence N89°58'31"W along the South line of said Block Two (2), a distance of 290.00 feet to the East line of a tract described on record at the Saline County Register of Deeds Office in Deed Book 1035, Page 1770; thence N00°01'29"E along said East line and perpendicular to the South line of said Block Two (2), a distance of 737.75 feet to the Northeast (NE) corner of said described tract; thence N89°58'31"W along the North line and an extension there of said described tract, a distance of 767.48 feet to the West line of the Southeast Quarter (SE 1/4) of said Section 15; thence S00°02'23"W along the West line of said Southeast Quarter (SE 1/4), a distance of 568.63 feet to the South line of "Tract 1" described on record at the Saline County Register of Deeds Office in Deed Book 1068, Page 6; thence N89°21'28"W, a distance of 105.99 feet to the Easterly Right of Way line of Interstate Highway 135; thence N19°26'43"W along said Easterly Right of Way line, a distance of 1468.75 feet to the North line of the Southwest Quarter (SW 1/4) of said Section 15, thence S89°55'29"E along the North line of said Southwest Quarter (SW 1/4), a distance of 595.90 feet to the Northeast (NE) corner of said Southwest Quarter (SW 1/4), thence N90°00'00"E along the North line of the Southeast Quarter (SE 1/4) of said Section 15, a distance of 2535.77 feet to the POINT OF BEGINNING.

The above described tract contains 74.69 acres or 3,253,484 square feet, more or less.

SECTION CORNER REFERENCE'S

NW CORNER, SW 1/4 SECTION 15, T-14-S, R-3-W.
FOUND 1/2" PIPE.

- | | |
|--|------------|
| 1. 4"x4" CONCRETE POST. | 49.6' E. |
| 2. 60d SPIKE AND WASHER IN NORTH FACE OF 12" HEDGE TREE. | 53.7' E. |
| 3. NW FACE OF A POWER POLE. | 81.3' S.W. |
| 4. FLOW LINE OF N-S DRAINAGE DITCH. | 6.6' E. |
| 5. IN LINE WITH HEDGE ROW EAST. | |

NW CORNER, SE 1/4 SECTION 15, T-14-S, R-3-W.
FOUND 5/8" BAR & "BWR CLS 086" CAP.

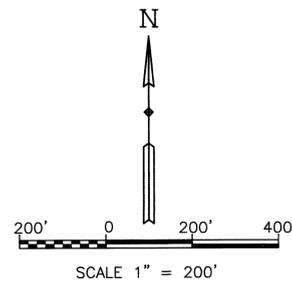
- | | |
|-----------------------------------|----------|
| 1. GAS LINE MARKER POST. | 78.2' E. |
| 2. GAS LINE MARKER POST. | 94.4' E. |
| 3. NO OTHER REFERENCES AVAILABLE. | |

SW CORNER, SE 1/4 SECTION 15, T-14-S, R-3-W.
FOUND CHISELED "+" IN CONCRETE ROADWAY.

- | | |
|---|--------------|
| 1. CHISELED "+" IN TOP OF HANDRAIL @ N.W. COR. OF BRIDGE. | 44.5' N.N.E. |
| 2. CHISELED "+" IN TOP OF HANDRAIL @ S.W. COR. OF BRIDGE. | 60.0' S.S.E. |
| 3. CENTERLINE CONSTRUCTION JOINT. | 0.4' S. |

NE CORNER, SE 1/4, SECTION 15, T-14-S, R-3-W.
FOUND 5/8" BAR & "WILSON & CO." CAP.

- | | |
|--|---------------|
| 1. TOP CENTER OF EAST END OF CMP. | 75.5' W.S.W. |
| 2. 60d SPIKE AND WASHER IN SOUTH FACE OF POWER POLE. | 122.6' W.N.W. |
| 3. TOP OF EAST BANK OF FLOOD CHANNEL. | 3.5' E. |



LEGEND

- PLAT BOUNDARY LINE
- LOT LINE
- - - EASEMENT LINE
- BUILDING SETBACK LINE
- SECTION LINE

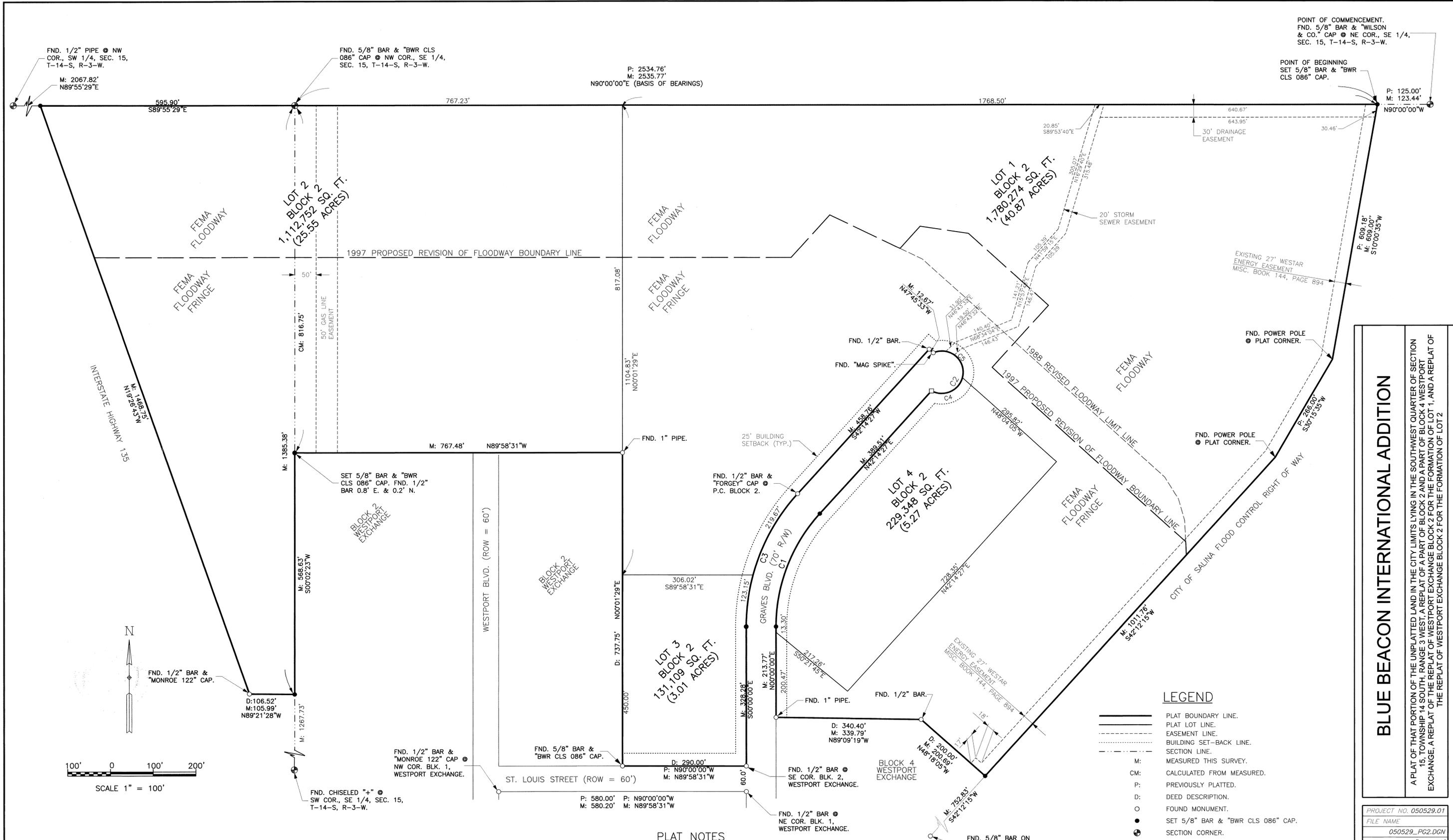
BUCHER, WILLIS & RATLIFF CORPORATION
 609 WEST NORTH STREET
 SALINA, KANSAS 67401
 785-827-3603
SURVEY DEPARTMENT

BLUE BEACON INTERNATIONAL ADDITION

A PLAT OF THAT PORTION OF THE UNPLATTED LAND IN THE CITY LIMITS LYING IN THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 14 SOUTH, RANGE 3 WEST, A REPLAT OF A PART OF BLOCK 2 AND A PART OF BLOCK 4 WESTPORT EXCHANGE, A REPLAT OF THE REPLAT OF WESTPORT EXCHANGE BLOCK 2 FOR THE FORMATION OF LOT 1, AND A REPLAT OF THE REPLAT OF WESTPORT EXCHANGE BLOCK 2 FOR THE FORMATION OF LOT 2

PROJECT NO. 050529.01
FILE NAME 050529_PG1.DGN
SCALE 1" = 200'
DESIGNED BY DLK
DRAWN BY DLR
CHECKED BY DEJ

PLOT DATE 12-01-2006



POINT OF COMMENCEMENT.
FND. 5/8" BAR & "WILSON
& CO." CAP @ NE COR., SE 1/4,
SEC. 15, T-14-S, R-3-W.

POINT OF BEGINNING
SET 5/8" BAR & "BWR
CLS 086" CAP.

P: 125.00'
M: 123.44'
N90°00'00"W

P: 609.18'
M: 609.00'
S10°00'35"W

EXISTING 27" WESTAR
ENERGY EASEMENT
MISC. BOOK 144, PAGE 894

FND. POWER POLE
● PLAT CORNER.

FND. POWER POLE
● PLAT CORNER.

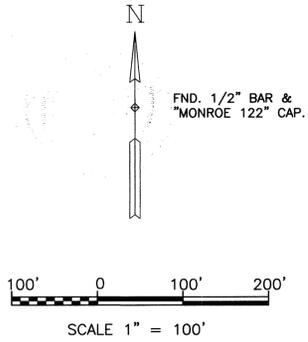
CITY OF SALINA FLOOD CONTROL RIGHT OF WAY

BLUE BEACON INTERNATIONAL ADDITION

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LEGEND

- PLAT BOUNDARY LINE.
- PLAT LOT LINE.
- - - EASEMENT LINE.
- · - · - BUILDING SET-BACK LINE.
- · - · - SECTION LINE.
- M: MEASURED THIS SURVEY.
- CM: CALCULATED FROM MEASURED.
- P: PREVIOUSLY PLATTED.
- D: DEED DESCRIPTION.
- FOUND MONUMENT.
- SET 5/8" BAR & "BWR CLS 086" CAP.
- ⊕ SECTION CORNER.
- FOUND CHISELED "+" IN CONCRETE.



PLAT NOTES

- EASEMENTS AND RIGHT OF WAYS SHOWN ARE HEREBY DEDICATED BY THIS PLAT. EXISTING EASEMENTS AND RIGHT OF WAYS NOT SHOWN ARE HEREBY VACATED UNLESS OTHERWISE NOTED.
- THIS PLAT IS SUBJECT TO THE ELECTRIC LINE EASEMENTS ON RECORD AT THE SALINE COUNTY REGISTER OF DEEDS OFFICE IN BOOK S144, PAGE 894, AND BOOK S146, PAGE 15. SAID EASEMENTS ARE HEREBY INCORPORATED INTO THIS PLAT BY REFERENCE.
- THIS PLAT SHALL CONFORM WITH THE PROVISIONS OF RESOLUTION NO. 3186 OF THE CITY OF SALINA DEALING WITH FLOOD HAZARD AREAS.
- PORTIONS OF THIS SUBDIVISION ARE LOCATED WITHIN THE MAPPED 100 YEAR FLOOD PLAIN AND FLOODWAY. BASE FLOOD ELEVATION = 1231.
- EXISTING AND PROPOSED ZONING IS I-2.

SURVEY NOTES

- BASIS OF BEARINGS: ASSUMED N90°00'00"E ALONG THE NORTH LINE OF THE SE 1/4, SEC. 15, T-14-S, R-3-W.
- ALL FOUND MONUMENTS ARE OF UNKNOWN ORIGIN UNLESS OTHERWISE NOTED.
- ALL DISTANCES ARE MEASURED UNLESS OTHERWISE NOTED.
- ALL PLAT CORNERS, SET AND FOUND, ARE IN CONCRETE TO COMPLY WITH KANSAS MINIMUM STANDARDS.

CURVE DATA

CURVE	DELTA (P)	DELTA (CM)	RADIUS (P)	RADIUS (CM)	CHORD BEARING (CM)	CHORD DISTANCE (CM)	ARC LENGTH (P)	ARC LENGTH (CM)
C1	42°12'15"	42°14'27"	395.00'	395.00'	N21°07'13"E	284.66'	290.96'	291.21'
C2	NA	232°12'45"	NA	50.06'	N02°37'06"E	89.90'	NA	202.88'
C3	42°12'15"	42°14'27"	465.00'	465.00'	S21°07'13"W	335.11'	342.52'	342.82'
C4	NA	103°54'12"	NA	50.06'	N66°46'23"E	78.84'	NA	90.78'
C5	NA	128°18'34"	NA	50.06'	N49°20'00"W	90.10'	NA	112.10'

181B

BUCHER, WILLIS & RATLIFF CORPORATION
 609 WEST NORTH STREET
 SALINA, KANSAS 67401
 785-827-3603
SURVEY DEPARTMENT

PROJECT NO. 050529.01
 FILE NAME
 050529_PG2.DGN
 SCALE 1" = 100'
 DESIGNED BY DLR
 DRAWN BY DLR
 CHECKED BY DEJ
 PLOT DATE 12-01-2006

CORPORATE OWNER'S CERTIFICATE

STATE OF KANSAS)
COUNTY OF SALINE) SS

This is to certify that the undersigned Proprietor, Blue Beacon International, Inc., owns land described in the plat and has caused the same to be surveyed and subdivided as indicated thereon, for the uses and purposes therein set forth and does hereby acknowledge and adopt the same under the style and title thereon indicated.

All streets labeled by name on this plat are hereby dedicated to the public. An easement or license to the public to locate, construct and maintain or authorize the location, construction and maintenance of poles, wires, conduits, water, gas and sewer pipes or required drainage channels or structures under or upon the areas marked for easements on this plat is hereby granted.

Given under my hand at Salina, Kansas, this 9th day of November, A.D., 2006.

BLUE BEACON INTERNATIONAL, INC.

Trace E. Walker, President

ATTEST: Morrie J. Soderberg, Secretary

NOTARY CERTIFICATE (Blue Beacon International, Inc.)

STATE OF KANSAS)
COUNTY OF SALINE) SS

I, Lisa A. Armstrong, a Notary Public in and for said county, in the state aforesaid, do hereby certify that Trace E. Walker, President of Blue Beacon International, Inc., personally known to me to be the same person whose name is subscribed to the foregoing instrument as such owner's representative appeared before me this day in person and acknowledged that he signed and delivered the plat as the free and voluntary act of said corporation for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 9th day of November, A.D., 2006.



COUNTY CLERK AND CITY CLERK CERTIFICATE

STATE OF KANSAS)
COUNTY OF SALINE) SS

I do hereby certify that there are no delinquent general taxes, no unpaid current general taxes, no unpaid forfeited taxes, and no redeemable tax sales against any of the land included in this plat.

I further certify that I have received all statutory fees in conjunction with the plat.

Given under my hand and seal at Salina, Kansas, this 13th day of February, A.D., 2006.

Donald Merriman, County Clerk

Lieu Ann Elsey, City Clerk



CERTIFICATE AS TO SPECIAL ASSESSMENTS

STATE OF KANSAS)
COUNTY OF SALINE) SS

I do hereby certify that there are no delinquent or unpaid current or forfeited special assessments or any deferred installments thereof that have not been apportioned against the tract of land included in this plat.

Given under my hand and seal at Salina, Kansas, this 13th day of February, A.D., 2006.

Donald Merriman, County Clerk

Lieu Ann Elsey, City Clerk



CORPORATE OWNER'S CERTIFICATE

STATE OF KANSAS)
COUNTY OF SALINE) SS

This is to certify that the undersigned Proprietor, Salina Terminal, owns land described in the plat and has caused the same to be surveyed and subdivided as indicated thereon, for the uses and purposes therein set forth and does hereby acknowledge and adopt the same under the style and title thereon indicated.

All streets labeled by name on this plat are hereby dedicated to the public. An easement or license to the public to locate, construct and maintain or authorize the location, construction and maintenance of poles, wires, conduits, water, gas and sewer pipes or required drainage channels or structures under or upon the areas marked for easements on this plat is hereby granted.

Given under my hand at Salina, Kansas, this 9th day of November, A.D., 2006.

SALINA TERMINAL

Charles W. Walker, General Partner

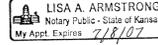
ATTEST: Morrie J. Soderberg, General Partner

NOTARY CERTIFICATE (Salina Terminal)

STATE OF KANSAS)
COUNTY OF SALINE) SS

I, Lisa A. Armstrong, a Notary Public in and for said county, in the state aforesaid, do hereby certify that Charles W. Walker, General Partner of Salina Terminal, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such owner's representative appeared before me this day in person and acknowledged that he signed and delivered the plat as the free and voluntary act of said corporation for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 9th day of November, A.D., 2006.



ABSTRACTORS CERTIFICATE

STATE OF KANSAS)
COUNTY OF SALINE) SS

The undersigned, being a duly licensed and bonded abstractor or an authorized representative thereof, hereby certifies that the above are the legal owner(s) of the property shown on this plat.

Dated this 21st day of February, A.D., 2006.

Dave Nowak

SALINA CITY PLANNING COMMISSION CERTIFICATE

STATE OF KANSAS)
COUNTY OF SALINE) SS

Approved this 1st day of August, A.D., 2006.

SALINA CITY PLANNING COMMISSION, SALINA, KANSAS

Jerry Simpson, Chairman

ATTEST: Dean Andrew, Secretary

SURVEYORS CERTIFICATE

STATE OF KANSAS)
COUNTY OF SALINE) SS

I the undersigned, do hereby certify that I am a registered land surveyor with Bucher Willis and Ratliff Corporation, in the State of Kansas, with experience and proficiency in land surveying; that the heretofore described property was surveyed and subdivided by me, or under my direct supervision; that all Subdivision Regulations of the City of Salina, Kansas have been complied with in the preparation of this plat; and that all of the monuments shown herein actually exist and their positions are correctly shown to the best of my knowledge and belief.

Date of Survey - May 2006

Given under my hand and seal at Salina, Kansas, this 7th day of November, A.D., 2006.

Douglas L. Roeder, R.L.S.

11-7-2006

CERTIFICATE OF THE CITY COMMISSION

STATE OF KANSAS)
COUNTY OF SALINE) SS

Approved this 28th day of August, A.D., 2006.

BOARD OF THE CITY COMMISSIONERS OF THE CITY OF SALINA, KANSAS

Don Marrs, Mayor

ATTEST: Lieu Ann Elsey, City Clerk

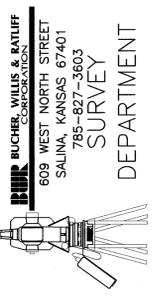
REGISTER OF DEEDS CERTIFICATE

STATE OF KANSAS)
COUNTY OF SALINE) SS

Plot of the BLUE BEACON INTERNATIONAL Addition filed in my office on this day of at M., and duly recorded in Volume of Plats, at Page.

Rebecca Seeman, Register of Deeds

Filing Fee of Paid



BLUE BEACON INTERNATIONAL ADDITION

A PLAT OF THAT PORTION OF THE UNPLATTED LAND IN THE CITY LIMITS LYING IN THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 14 SOUTH, RANGE 3 WEST, A REPLAT OF A PART OF BLOCK 2 AND A PART OF BLOCK 4 WESTPORT EXCHANGE, A REPLAT OF THE REPLAT OF WESTPORT EXCHANGE BLOCK 2 FOR THE FORMATION OF LOT 1, AND A REPLAT OF THE REPLAT OF WESTPORT EXCHANGE BLOCK 2 FOR THE FORMATION OF LOT 2

PROJECT NO. 050529.01, FILE NAME 050529pg3.dgn

SCALE None, DESIGNED BY DLR, DRAWN BY DLR, CHECKED BY DEJ

PLOT DATE 11-07-2006